



# Town of Groton, Connecticut

## Meeting Agenda

45 Fort Hill Road  
Groton, CT 06340-4394  
Town Clerk (860)441-6640  
Town Manager (860)441-6630

### Representative Town Meeting

*Moderator Rita Schmidt*

*Representatives Joe Baril, Tom Barnhart, Lori Bartnik, Alicia Bauer, Genevieve Cerf, Michael Collins, Syma Ebbin, Peter Fairbank, Robert Garcia, Patrice Granatosky, Dolores Harrell, Debra Jenkins, Carole McCarthy, Kevin McMahon, Richard Metayer, David Miner, Deborah Monteiro, James Moulding, Scott Newsome, Nora Patterson, Deborah Peruzzotti, Joy Plunket, Robert Post, Kevin Power, Don Pratt, Mary-Ellen Schefers, Eleanor Scussel, Jack Sebastian, Jennifer Smuts, Eleanor Steere, Fritz Stein, Joan Steinfeld, Irma Streeter, Mark Svencer, Patti Thunberg, Cheryl Tilney, Kevin Trejo, Tom Vivirito, Robert Walker Sr, and John Wheeler.*

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Wednesday, December 13, 2006

7:30 PM

Senior Center

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### Regular Meeting

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- A. ROLL CALL
  - B. MOMENT OF SILENCE AND SALUTE TO THE FLAG
  - C. APPROVAL OF MINUTES OF OCTOBER 11, 2006
  - D. CITIZENS' PETITIONS
  - E. RECEPTION OF COMMUNICATIONS
  - F. REPORT OF THE TOWN MANAGER:
    - 1. Financial report
    - 2. Monthly briefing
  - G. LIAISON REPORTS
    - 1. Town Council - Rep. Monteiro
    - 2. Economic Development Commission - Rep. Cerf
    - 3. Town Council/Board of Education/RTM Liaison Committee - Rep. Patterson
    - 4. Permanent School Building Committee - Rep. Miner
    - 5. P.B.F.D. Consolidation Review Committee - Reps. Baril & Steinfeld
    - 6. Shellfish Task Force - Rep. Ebbin
  - H. COMMITTEE REPORTS
    - 1. FINANCE
      - a. Chairman's notes on the business of the Town - Chairman Granatosky
    - 2. COMMUNITY & ECONOMIC DEVELOPMENT
      - a. Chairman's notes on the business of the Town - Chairman Vivirito
- 2006-0284 Adoption of an Ordinance Concerning Land Use Fees

ADOPTION OF AN ORDINANCE AMENDING ORDINANCE NO. 194 CONCERNING FEES

## FOR THE PROCESSING OF LAND USE APPLICATIONS AND PERMITS

An Ordinance Amending Town Ordinance No. 194 Concerning Fees for the Processing of Land Use Applications and Permits.

BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF GROTON:

Section 1. Enabling Provisions and Purpose. C.G.S. Section 8-1c provides for the Town Council to adopt fee schedules for land use applications and reviews associated with the work programs of the Planning Commission, Zoning Commission, Inland Wetlands Agency, and Zoning Board of Appeals. An ordinance, when adopted, supersedes any specific fee schedules established by respective agencies.

The schedule herein is intended to establish reasonable fees for the processing of all land use applications in a manner that funds the approximate actual municipal administrative costs of reviewing, evaluating, processing, and advertising land use applications as is necessary. These administrative costs shall further be defined to include additional payment(s) by the applicant for direct costs of materials and services associated with work performed by professionals, other than Town employees, including but not limited to professional/consultant reports, third party professional certifications, stenographic and transcription services associated with an application, and such other required certifications as the case may be.

Section 2. The following fees and/or charges for permits, applications and related administrative actions shall be as follows:

## A) SUBDIVISION OR RESUBDIVISION REVIEW

|                          |                              |
|--------------------------|------------------------------|
| Base Fee                 | \$400                        |
| 1- 4 lots                | \$225 per lot, plus base fee |
| 5- 49 lots               | \$150 per lot, plus base fee |
| 50 lots or over          | \$125 per lot, plus base fee |
| Subdivision Modification | \$250                        |

## B) SITE PLAN REVIEW

|   |       |
|---|-------|
| Site Plan modification                        | \$150 |
| Building size of 25,000 square feet or less   | \$150 |
| Building size of 25,000 - 100,000 square feet | \$250 |
| Building size over 100,000 square feet        | \$350 |
| Administrative Site Plan                      | \$ 50 |

## C) COASTAL SITE PLAN REVIEW

|  |       |
|--|-------|
| Non-Exempt Activities  | \$150 |
| Combined with Subdivision, Variance, Site Plan, Special Permit | \$ 75 |

## D) SPECIAL PERMIT REVIEW \$400

## E) INLAND WETLANDS REVIEW

|  | Minor | Major |
|--|-------|-------|
| 1 Lot/1-2 dwelling units                   | \$150 | \$400 |
| 2 or more lots/3 or more dwelling units    | \$150 | \$400 |
| 1 lot/1 commercial or industrial building  | \$150 | \$400 |
| Permit amendment, modification, renewal or | \$150 | \$400 |

extension

|                                     |           |
|-------------------------------------|-----------|
| Regulation or map amendment         | \$400     |
| Permitted or non-regulated activity | No charge |

F) ZONING AND SUBDIVISION AMENDMENT REVIEW

|                      |       |
|----------------------|-------|
| Regulation Amendment | \$400 |
| Map Change           | \$400 |

G) VARIANCE/APPEAL \$400

H) ZONING COMPLIANCE CERTIFICATION \$ 25

I) CERTIFICATE OF LOCATION \$ 150

All fees include a \$30 State Land Use Fee where applicable.

Section 3. Complex Application Fee: If an application is deemed by the Town staff or Board or Commission to be complex, the Town may charge an additional fee sufficient to cover the cost of reviewing and acting on complex application. Such fee may include, but not be limited to, the cost of retaining experts to analyze and review reports submitted by the applicant as part of the complex application. The Town staff and/or designated agent as the case may be shall estimate the Complex Application Fee within 21 days of the official receipt of the application by a respective Board or Commission. The fee shall be paid prior to the respective Board or Commission taking action on the complex application. Any portion of the Complex Application Fee in excess of the actual costs incurred shall be refunded to the applicant after publication of the Board or Commission's decision as required by law. Failure to pay as aforesaid shall be grounds for denial of the application.

Section 4. Other Requirements. The Office of Planning and Development Services is authorized to create and implement reasonable and necessary procedures to address such necessary administrative costs and requirements noted in Sections 1 and 3 above to accomplish the provisions of this ordinance.

Section 5. Boards, commissions, councils, and departments of the Town of Groton are exempt from all fee requirements under this ordinance.

Section 6. This Ordinance hereby supersedes Ordinance No. 194 and any other Ordinance or measure concerning fees for the purposes specified in this Ordinance heretofore adopted.

Section 7. This Ordinance shall become effective on the forty-fourth (44th) day after publication of notice of its passage pursuant to Charter Section 4.6.1.

Refer to RTM.

**Legislative History**

|            |                                     |   |                             |
|------------|-------------------------------------|---|-----------------------------|
| 10/24/2006 | Town Council Committee of the Whole | Recommended for a Resolution                    |                             |
| 11/8/2006  | Town Council                        | Deleted from Referral List - Action to be taken |                             |
| 11/8/2006  | Town Council                        | Adopted and referred under Rule 6.5.3           | Representative Town Meeting |

*This item will be considered at the RTM meeting in December.*

|           |                             |          |                             |
|-----------|-----------------------------|----------|-----------------------------|
| 11/9/2006 | Representative Town Meeting | Referred | RTM Community & Economic De |
|-----------|-----------------------------|----------|-----------------------------|

*Referred under Rule 6.5.3*

*Motion to veto is the only appropriate action*

**Motion to veto is the only appropriate action.**

**3. EDUCATION**

- a. Chairman's notes on the business of the Town - Chairman Patterson

**4. HEALTH & SOCIAL SERVICES**

- a. Chairman's notes on the business of the Town - Chairman Wheeler

**5. RECREATION**

- a. Chairman's notes on the business of the Town- Chairman Power

**6. PUBLIC SAFETY**

- a. Chairman's notes on the business of the Town - Chairman Pratt

**7. PUBLIC WORKS**

- a. Chairman's notes on the business of the Town - Chairman Collins

**8. RULES & PROCEDURES**

- a. Chairman's notes on the business of the Town - Chairman Stein

**I. OTHER BUSINESS**

**2006-0256      2007 RTM Meeting Schedule**

**RESOLUTION APPROVING 2007 RTM MEETING SCHEDULE**

WHEREAS, Freedom of Information Statutes require filing a calendar-year schedule of meetings with the Town Clerk, and

WHEREAS, the Representative Town Meeting has met regularly on the second Wednesday of each month,

BE IT RESOLVED, that the Representative Town Meeting hereby approves the meeting schedule for 2007 as follows:

Wednesday, January 10, 2007  
Wednesday, February 14, 2007  
Wednesday, March 14, 2007  
Wednesday, April 11, 2007  
Wednesday, May 9, 2007  
Wednesday, June 13, 2007  
Wednesday, July 11, 2007  
Wednesday, August 8, 2007  
Wednesday, September 12, 2007  
Wednesday, October 10, 2007  
Wednesday, November 14, 2007  
Wednesday, December 12, 2007 and  
Wednesday, January 9, 2008

All meetings will be held at 7:30 p.m. at the Groton Senior Center on Newtown Road (Route 117).

**J. ADJOURNMENT**

